

\$884,900 - 3545 Dougan Dr, Cobble Hill

MLS® #1014905

\$884,900

4 Bedroom, 2.00 Bathroom, 2,287 sqft

Residential on 1.05 Acres

N/A, Cobble Hill, BC

Cobble Hill living at its best. Tucked away on a quiet no-through road, this 4-bed, 2-bath rancher rests on a full acre of usable land - offering the space and flexibility that's becoming increasingly rare!

Inside, the home features a bright, functional main floor and a finished full-height basement that's ready for your ideas: think in-law suite, home gym, daycare, media room, or hobby area. Outside, there's a wide driveway, a true double garage, and plenty of room for gardening, play, or simply enjoying the privacy and open setting.

The location strikes a perfect balance - minutes from excellent schools, hiking and biking trails, and with quick highway access to both Duncan and Victoria.

If you've been searching for extra space, privacy, and long-term value in one of the Cowichan Valley's most sought-after communities, this property could be the perfect fit!

Built in 1994

Essential Information

MLS® #	1014905
Price	\$884,900
Bedrooms	4
Bathrooms	2.00
Square Footage	2,287
Acres	1.05



Year Built	1994
Type	Residential
Sub-Type	Single Family Detached
Status	Active

Community Information

Address	3545 Dougan Dr
Area	ML Cobble Hill
Subdivision	N/A
City	Cobble Hill
County	Cowichan Valley Regional District
Province	BC
Postal Code	V8H 0H4

Amenities

Utilities	Garbage, Recycling
Parking Spaces	2
Parking	Driveway, Garage Double, RV Access/Parking
# of Garages	2
# of Kitchens	1
Has Pool	Yes

Interior

Interior Features	Breakfast Nook, Dining Room, Dining/Living Combo, Jetted Tub, Storage
Appliances	Dishwasher, Dryer, F/S/W/D, Freezer, Jetted Tub, Microwave, Oven/Range Electric, Refrigerator, Washer
Heating	Baseboard, Electric, Propane
Cooling	None
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Wood Stove

Exterior

Exterior Features	Balcony, Balcony/Deck, Balcony/Patio, Fenced, Garden, Swimming Pool
Windows	Insulated Windows, Skylight(s), Vinyl Frames
Roof	Asphalt Shingle
Construction	Insulation: Ceiling, Insulation: Walls, Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	September 26th, 2025
Days on Market	38
Office	eXp Realty (DU)
Zoning	R2

Listing Details

Listing Office	eXp Realty (DU)
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